

Comprehensive Plan Amendment Work Program  
Adopted July 9, 2013

The Comprehensive Plan Amendment Work Program lists: 1.) planning studies that have previously been authorized and will continue through 2013 and, 2.) new planning studies that are anticipated to commence between 2013 through 2016, authorized through the adoption of the work program. Studies on the work program are not assumed to be completed by 2016.

*Colors used for legibility purposes to separate types of amendments.*

Previously Authorized Plan amendments:

Plan Amendment Name	Authorization	Type	General Purpose
Dulles Station (15-4((5))5A) (PA S11-III-DS1)	3-8-11	Land use	<ul style="list-style-type: none"> <li>Consider revising recommendation to allow for additional multi-family residential use</li> </ul>
Parcel in the vicinity of Elden Street/ Centreville Road/ Parcher Avenue (PA S09-III-UP2)	7-13-09	Land use	<ul style="list-style-type: none"> <li>Consider appropriate uses and intensity</li> </ul>
Rocks Site (PA S07-III-UP2)	12-3-07	Land use	<ul style="list-style-type: none"> <li>Consider appropriate uses and intensity including an evaluation of the capacity of the planned and existing road network</li> </ul>
Route 28 Station-South (PA ST09-III-UP3)	7-13-09	Land use	<ul style="list-style-type: none"> <li>Consider appropriate uses and intensity including an evaluation of the capacity of the planned and existing road network</li> </ul>
North Gateway (APR 09-IV-1MV; 09-IV-15MV)	2009-2010 South County APR	Land Use	<ul style="list-style-type: none"> <li>Propose office, retail and hotel mixed-use development up to 2.0 FAR on consolidated Sub-units A-1 and A-2 of the North Gateway CBC</li> </ul>
Reston Master Plan (PA ST09-III-UP1)	5-18-09	Land use	<ul style="list-style-type: none"> <li>Phase 1: Evaluation of Reston-Herndon Suburban Center guidance</li> <li>Phase 2: Evaluation of recommendations for areas outside Reston-Herndon Suburban Center in Reston Community Planning Sector</li> </ul>

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Parks Comprehensive Plan Update (PA S11-CW-3CP)	12-6-2011	Countywide (Parks)	<ul style="list-style-type: none"> <li>Phase 2/3: Amend parks recommendations in planning district recommendations to align with Great Parks, Great Communities plans</li> </ul>
Giles Run- Lorton-Laurel Crest Connector Rd (PA S11-CW-T1) (FCDOT)	12-6-11	Countywide (Transportation)	<ul style="list-style-type: none"> <li>Consider removal of recommendation for Lorton-Laurel Crest Connector Road</li> </ul>
Heritage Resources	12-7-2009	Countywide (Heritage Resources)	<ul style="list-style-type: none"> <li>Update recommendations for inventory of historic sites</li> </ul>
Leland Road Connector	1-29-2013	Countywide (Transportation)	<ul style="list-style-type: none"> <li>Evaluate removing Leland Road connection from Plan</li> </ul>
McLean CBC Subarea 29 (PA S13-II-M1; PA S13-II-M2)	1-29-2013	Land Use	<ul style="list-style-type: none"> <li>Evaluate subject areas for residential mixed-use development</li> </ul>
Tysons: Implementation, Land Use and Urban Design (PA S13-II-TC1); Transportation (PA S13-II-TC2); Parks, Public Facilities, Other (PA S13-II-TC3)	3-5-2013	Land Use	<ul style="list-style-type: none"> <li>Consider amendments to the Plan related to implementation, land use (including the Initial Development Level), and urban design; transportation; parks, public facilities, and other updates as may be determined during the amendment process</li> </ul>
McLean CBC Editorial Updates (PA S13-II-M3)	4-30-2013	Editorial	<ul style="list-style-type: none"> <li>Prepare editorial amendment to McLean CBC guidance, based on McLean Planning Committee recommendations</li> </ul>
Fairfax Center Area Land Units T,U,V (PA S13-III-FC1)	5-14-2013	Land Use	<ul style="list-style-type: none"> <li>Consider land use amendments to subject area</li> </ul>
Vulcan Quarry (PA S13-IV-LP1)	6-4-2013	Land Use	<ul style="list-style-type: none"> <li>Reflect future water supply storage facility at Vulcan Quarry</li> </ul>

Plan Amendment Name	Anticipated length of study	Anticipated Type	Preliminary Purpose
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Anticipated amendments to begin 2013-2016:

1. Suburban Center Classification	6 months	Countywide	<ul style="list-style-type: none"> <li>Assess whether Suburban Center term in Concept for Future Development reflects future character of the areas,</li> <li>Evaluate potentially renaming term and removing or reclassifying existing centers, i.e., Flint Hill Suburban Center.</li> </ul>
2. Procedural References	6 months	Countywide	<ul style="list-style-type: none"> <li>Editorially update references to Area Plans Review process or other out of date procedures, e.g., "456" Public Facilities Review.</li> </ul>
3. Bicycle Master Plan	4-6 months	Countywide	<ul style="list-style-type: none"> <li>Evaluate the countywide bicycle master plan documents and maps for incorporation into the Comprehensive Plan.</li> </ul>
4. Tidal Shoreline Erosion Control	12 months	Countywide	<ul style="list-style-type: none"> <li>Investigate the extent to which (if any) the Environment section of the Policy Plan will need to be amended to comply with §15.2-2223.2 of the Code of Virginia, which requires, for Tidewater localities (including Fairfax County), incorporation into comprehensive plans of comprehensive coastal resource management guidance developed by the Virginia Institute of Marine Science.</li> <li>Follow-up development and consideration of a Policy Plan amendment, as may be needed.</li> </ul>
5. Constructed Roadways and Commuter Parking Facility	12 months	Countywide	<p>Follow-on Considerations to Plan Amendment S11-CW-1CP:</p> <ul style="list-style-type: none"> <li>Consider modifications to the Plan Map and the Area Plans volumes to remove designations for planned improvements that have been constructed and add county-owned commuter parking facilities.</li> <li>Consider modifications to the Countywide Transportation Plan Map where planned improvements have been constructed and the locations of county-owned commuter parking facilities.</li> <li>Consider modification to the Transportation Plan Map and Transportation Policy Section to define a completed road facility.</li> </ul>

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6. Public Facilities	18-24months	Countywide	<p>Follow-on Considerations to Plan Amendment S11-CW-1CP, Adopted Amendment No. 2011-12:</p> <ul style="list-style-type: none"> <li>• Coordinate with other local and state utilities, such as Dominion Virginia Power, that own property planned for uses other than Public Facilities, Governmental, and Institutional uses to determine if those properties should be replanned as Public Facilities, Governmental, and Institutional uses.</li> <li>• Update Area Plans and Policy Plan text as necessary to reflect new public facilities and changes to existing public facilities identified during the Plan Map update process that were outside of the scope of that process.</li> <li>• Consider replanning land recommended for public facilities that is developed as residential and non-residential uses.</li> </ul>
7. Green Building Policy Plan Amendment	18 months	Countywide	<ul style="list-style-type: none"> <li>• As directed by the BOS when the original policy was adopted in December 2007, review and recommend revisions to the Green Building Policy.</li> <li>• Incorporate the recommendations from the Planning Commission's Environment Committee detailed in the revised Green Building Comprehensive Plan Policy Review Strawman II document, dated December 3, 2012.</li> </ul>
8. Conservation Areas and Community and Neighborhood Improvement Areas	18 months	Countywide	<p>Follow-on Considerations to Plan Amendment S11-CW-1CP:</p> <ul style="list-style-type: none"> <li>• Consider an amendment to remove the expired Conservation Areas from the Plan Map and the Area Plans recommendations.</li> <li>• Consider an amendment to reflect the implementation of the Community and Neighborhood Improvement Plans in the Plan text and removal of the areas from the Plan Map.</li> </ul>
9. Public Schools	18 months	Countywide	<ul style="list-style-type: none"> <li>• Evaluate changes to school classifications in Plan.</li> <li>• Consider revising references to intermediate schools that are shown as planned for middle schools.</li> <li>• Consider adding new symbols to Plan Map for Fairfax County Public School Administrative Centers, Service Centers, Maintenance Facilities, and/or Adult Education Centers. (Follow-on Consideration to Plan Amendment S11-CW-1CP.)</li> </ul>

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10. Merrifield Suburban Center (including Dunn Loring Transit Station Area)	18 months	Activity Center (Editorial)	<ul style="list-style-type: none"> <li>• Areawide editorial update.</li> <li>• Consider removal of Plan recommendations from Jefferson, Vienna, and Fairfax Planning District text.</li> <li>• Add Heritage Resources guidance</li> </ul>
11. Fairfax Center Area (FCA) Suburban Center	3 years	Activity Center (Editorial & Land Use)	<ul style="list-style-type: none"> <li>• Verify areawide recommendations are consistent with current policy and practice.</li> <li>• Review and update existing conditions, including implemented recommendations, in areawide and land unit recommendations, pipeline development, and roadway contribution formula, as per Procedural Guidelines for Annual Review Process of FCA.</li> <li>• Review boundaries of FCA to make sure land use is consistent with character of activity center, i.e., area south of Lee Highway.</li> <li>• Evaluate illustration on Plan Map</li> <li>• Consider removal of Plan recommendations from Fairfax, Upper Potomac, and Bull Run Planning District plan text.</li> </ul>
12. Dulles Suburban Center	3 years	Activity Center (Editorial and Land Use)	<ul style="list-style-type: none"> <li>• In addition to ongoing work to Land Unit A and Herndon, areawide editorial update.</li> <li>• Consider removal of Plan recommendation from Bull Run and Upper Potomac Planning District text.</li> <li>• Land Unit J to be reviewed to reflect implementation in the area, as scheduled, and the planned mix of uses for the land unit, including the Tax Map parcel 44-3((1))15, be evaluated using the results of the countywide transit study.</li> </ul>
13. Flint Hill Suburban Center	12 months	Activity Center (Editorial and Land Use)	<ul style="list-style-type: none"> <li>• Consider character of area to verify that area still meets criteria for suburban center, if not accomplished in task 1.</li> <li>• Consider removal of Plan recommendations from Fairfax Planning District text if area remains an activity center in task 1.</li> <li>• Areawide editorial update.</li> </ul>
14. Lincolnia Planning District	12-18 months	Neighborhood Planning	<ul style="list-style-type: none"> <li>• Consider redesignation on Concept for Future Development from Suburban Neighborhood to Community Business Center.</li> <li>• "Check in" to neighborhood planning for L1, L2, and L3 Community Planning Sector (CPS)</li> <li>• Consider removal Beltway South Industrial Area from L3 CPS and add to Beltway South Industrial Area recommendations in Annandale Planning District</li> </ul>

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15. Transportation- Transit Study	12-18months	Countywide	Evaluate potential amendments resulting from countywide transit study: <ul style="list-style-type: none"> <li>Phase I: Modification of Countywide Transportation Plan recommendations</li> <li>Phase II: Modification of activity center recommendations</li> </ul>
16. Pohick Planning District and planning sectors	12 months	Neighborhood Planning	<ul style="list-style-type: none"> <li>Editorial and “check in” of district.</li> </ul>
17. West Falls Church TSA	12-18 months	Activity Center (Editorial and Land Use)	<ul style="list-style-type: none"> <li>Areawide editorial update</li> <li>Consider removal of recommendations from McLean and Jefferson Planning District Plan text.</li> </ul>
18. Lorton South-Route 1 Suburban Center	12-18 months	Activity Center (Editorial and Land Use)	<ul style="list-style-type: none"> <li>Areawide editorial update</li> <li>Consider removal of recommendations from Lower Potomac Planning District Plan text.</li> </ul>
19. Centreville Suburban Center	12-18 months	Activity Center (Editorial)	<ul style="list-style-type: none"> <li>Areawide editorial update.</li> <li>Consider removal of recommendations from Bull Run Planning District recommendations.</li> </ul>
20. Lower Potomac Planning District and planning sectors	12 months	Neighborhood Planning:	<ul style="list-style-type: none"> <li>Consider removal of Plan recommendations for Lorton South-Route 1 Suburban Center from district text.</li> <li>Editorial and “check in” of district.</li> <li>Potential amendment for indigent cemetery 9501 Old Colchester Road, Lorton, Va.</li> </ul>
21. Plan Map: Residential Planned Communities	12 months	Neighborhood Planning: (Editorial)	Follow-On Consideration to PA S11-CW-1CP: <ul style="list-style-type: none"> <li>Consider reclassifying the Residential Planned Communities with unique land use classifications and density or intensity ranges, rather than singular color for areas.</li> </ul>